

The Meadows of Melody Ranch ISD

Board of Director's Meeting
Wednesday, September 7, 2022
2:00pm MST- Zoom Meeting

Minutes

Call to order: 2:01PM

Attendance: Bob Hammond- President
Rich Bloom- Vice President
Jim Hammerel- Treasurer
Matt Ostdiek- Rendezvous Eng.
Nicole Krieger- Attorney

Approval of the minutes: July 27, 2022- Board Meeting
August 8, 2022 Special Meeting
August 31, 2022 Special Meeting

Jim Hammerel moved to approve all three minutes, Rich Bloom 2nd- Passed unanimously

2:30pm- Nicole Krieger: See attachment

- a. Rich Bloom.... Lot 163
 - a. Nicole... Still need easements to grant access to lift station. We do own the infrastructure.
 - i. We need to reach out to Paula Fleck to memorialize easements in case we need access for improvements and repairs. Nicole will contact Paula. After the agreement is approved an ISD board member will need sign it.
- b. ISD New sewer connections
 - a. Nicole recommends beginning to compile a list of requirements based on this conversation so that when the time comes to allow an entity to hook-up the ISD does not miss anything.
 - b. Make sure you bring the town in on the agreement at the beginning to get a head of a possible long delay/ denial.

Old Business:

1. Matt Ostdiek- ACTION ITEMS

- a. 25 curbstops- Actions and addresses
 - i. No progress to report
- b. Landscape Repairs
 - i. Lawngevity to squeeze into schedule when they have a load of sod delivered- only about one day of work.
 - ii. Westwood Curtin to remove stockpiles.
- c. Sewer System Cleaning and TV Inspection
 - i. Work completed, added \$300 charges to vacuum of sewer lift station.
 - 1. Val Kotter Invoice \$42,022.20

- ii. Sewer Service with excessive flow discovered (Water/Sewer Rules 3.9)
 - 1. Sewer Service identified with excessive flow- Contacted homeowner and will meet at their house today, Sept 7, 2022.
 - iii. Rich Bloom- Would like us to send memo to all new homeowners that are beginning to build on their lot. This would notify Matt Ostdiek to get in contact with new homeowner to make sure the water installation is done correctly.
 - d. Exploratory Test Well
 - i. Draft geological report reviewed. Working on final report.
 - ii. Working on project pay application.
 - iii. Close out WWDO Groundwater Exploratory Grant Project
 - e. Water system Improvement Project
 - 1. WY office of State Lands and Investments (OSLI)- American Recovery Plan Act (ARPA) Water and Sewer grant request submitted on August 12th. \$721,000 request included deep well west of Melody Ranch Drive. Request did not include upgrades to booster pump discharge line outside the building.
 - 2. Amendment request to Wyoming Water Development Office (WWDO) on September 1st. \$710,000 request included deep well west of Melody Ranch Drive. Request did not include cost of test drilling to deeper (500ft) aquifer and upgrades to booster pump discharge line outside the building.
 - f. Water System
 - i. Booster pump #4 (50HP) shaft seal, spraying a little oil
 - 1. Will need attention soon.
 - ii. Chlorine System- feed rate does not stay constant
 - iii. Standby Generator- Fueled tank filled
 - iv. Water valve and curbstop exercising
 - g. Sewer System
 - i. Sewer Lift Station flows currently 60,000 to 80,000 gallon per day (gpd). Trend currently dropping, compared to winter flows of 12,000 gpd.
 - ii. Pump #1 damaged impeller, currently pumping 10-15% less than Pump #2 with new impeller.
 - iii. Sewer video reviews
 - 1. Still going through the videos.
 - h. County Park and Ride
 - i. Matt Ostdiek reads the meter each year.
 - ii. Rich Bloom- Wants to find out how to get our 10 years of back tax on water hook-up due to lack of GIS address. Kent volunteered to write letter to them to begin this conversation.

Misc. Items

1. Deb Lutz/ GTPM- ACTION ITEMS

- a. Election of board seats available- three seats are expiring Fall of 2022 and the term is four years per seat.
 - i. We received two qualified applicants for our Board Elections.
 - 1. Kent Van Ripper
 - 2. Jim Hammerel
 - ii. Ballots will be mailed out 2nd week in October to all registered voters in the district.
 - iii. All Ballots are due in my hands no later than 5pm on November 2, 2022.
 - iv. Ballots will be counted in with ISD attorney.
- b. Spring 2022 Hofland Sweeping & Parking Lot Striping
 - i. Have not gotten an update on paint arrival. They said they would like to begin painting later this week.

Set Next meeting date: No date set at meeting

Adjourn: 3:00pm